Form No. 10-300 (Rev. 10-74)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC
Clarendon House

AND/OR COMMON
Clarendon House

2 LOCATION

STREET & NUMBER
State Aid Highway No. 3 — NOT FOR PUBLICATION

CITY, TOWN
Clarendon Springs — VICINITY OF

CONGRESSIONAL DISTRICT
Vermont

STATE	CODE	COUNTY	CODE
Vermont	50	Rutland	021

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
__DISTRICT	__PUBLIC	__OCCUPIED	__AGRICULTURE	__MUSEUM
X BUILDING(S)	X PRIVATE	__UNOCCUPIED	__COMMERCIAL	__PARK
__STRUCTURE	__BOTH	X WORK IN PROGRESS	__EDUCATIONAL	__PRIVATE RESIDENCE
__SITE	**PUBLIC ACQUISITION**	**ACCESSIBLE**	__ENTERTAINMENT	__RELIGIOUS
__OBJECT	__IN PROCESS	__YES: RESTRICTED	__GOVERNMENT	__SCIENTIFIC
	__BEING CONSIDERED	__YES: UNRESTRICTED	__INDUSTRIAL	__TRANSPORTATION
		X NO	__MILITARY	X OTHER: Vacant

4 OWNER OF PROPERTY

NAME
Leon Dion

STREET & NUMBER
102 Pleasant Street

CITY, TOWN
West Rutland — VICINITY OF

STATE
Vermont

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.
Clarendon Town Clerk's Office

STREET & NUMBER
Box 68

CITY, TOWN
No. Clarendon

STATE
Vermont

6 REPRESENTATION IN EXISTING SURVEYS

TITLE
Vermont Historic Sites and Structures Survey

DATE
1974 — __FEDERAL X STATE __COUNTY __LOCAL

DEPOSITORY FOR SURVEY RECORDS
Vermont Division for Historic Preservation

CITY, TOWN
Montpelier,

STATE
Vermont

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
__EXCELLENT	__DETERIORATED	X UNALTERED	X ORIGINAL SITE
X GOOD	__RUINS	__ALTERED	__MOVED DATE_____
__FAIR	__UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Clarendon House is a large brick structure with a gable roof and wood-framed, clapboarded gable ends. On the east and west elevations the third-story walls have wood framing and are sheathed with clapboards. The high gable roof is lit by double rows of five dormers on the ~~east~~ West slope and three dormers at the ~~west~~ east.

In overall dimensions, the main structure is approximately 80 feet by 42 feet. The sides of the building are five bays deep and the front and rear walls extend to a width of nine bays. There are center entrances at each level, flanked by sidelights on the first two stories. An interior cross-axial hall on the ground level is lit by floor length windows with 6/6 sash, located in the center bay of the side elevations. The building's fenestration dates from before the Civil War and much of its 12/12 glazing is intact.

The hotel's most distinctive feature is a three-story balustraded veranda that extends across three of its elevations. At the front, or ~~east~~ west elevation, an overhanging eave is supported by six columns with Doric dosseret capitals at both of the two upper levels. This porch projects around the corner to the south face of the building, where monumental Doric columns appear under a flat, shelf-like roof extending from the lower section of the end gables. It is continued along the rear (~~west~~ east) wall, where the eaves overhang is supported by Doric columns.

The building now appears essentially as it did in the 1860's. Although no illustrations of the original Clarendon House exist, it is apparent from both exterior and structural evidence that the building was initially only two stories high. Before the early 1850's the roof was raised and a third level, with brick end walls, was added. The three-story veranda probably dates from this remodeling. The attic was lit by skylights until about the 1860's, when tiers of dormers were installed. A wood-frame wing, attached to the north wall, has been demolished.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
__PREHISTORIC	__ARCHEOLOGY-PREHISTORIC	__COMMUNITY PLANNING	__LANDSCAPE ARCHITECTURE	__RELIGION	
__1400-1499	__ARCHEOLOGY-HISTORIC	__CONSERVATION	__LAW	__SCIENCE	
__1500-1599	__AGRICULTURE	__ECONOMICS	__LITERATURE	__SCULPTURE	
__1600-1699	X ARCHITECTURE	__EDUCATION	__MILITARY	__SOCIAL/HUMANITARIAN	
__1700-1799	__ART	__ENGINEERING	__MUSIC	__THEATER	
X 1800-1899	__COMMERCE	__EXPLORATION/SETTLEMENT	__PHILOSOPHY	__TRANSPORTATION	
__1900-	__COMMUNICATIONS	__INDUSTRY	__POLITICS/GOVERNMENT	X OTHER (SPECIFY) Recreation	
		__INVENTION			

SPECIFIC DATES c. 1835 BUILDER/ARCHITECT Unknown

STATEMENT OF SIGNIFICANCE

Clarendon House is the finest example of an early mineral springs resort hotel in Vermont. It is, in addition, one of few such hotels that survive from an era when over 20 health spas in the state attracted visitors from all over the Eastern Seaboard.

The building is an excellent example of pre-Civil War resort architecture. Erected during an early phase of the development of this new American building type, Clarendon House recalls the simple, rectangular proportions of early 19th century coach stops and public houses. Its relatively large scale and multi-story veranda, however, follow the standard for opulent American hotels first introduced by Isaiah Rogers at the Tremont House (1828-29) in Boston.

Both the setting and architectural detailing of the building have been well preserved. The hotel is located in a small, tree-shaded park dating from the 1840's and forms the central landmark of the village of Clarendon Springs, a small cluster of contemporaneous buildings associated with the development of the spa.

HISTORY

Although the exact date of their discovery is unknown, the Clarendon Springs are reputed to be the first mineral waters of recognized medicinal value found in Vermont. According to tradition, in 1776 Asa Smith, a noted Clarendon mystic, was led to a site on the west bank of the Clarendon River by a dream and cured of rheumatism by the mineral waters there.

The property in the vicinity of the springs was first settled in 1781 by George Round, who boarded visitors to the site beginning in the early 1790's. He erected American House, the first hotel at the springs in 1798.

In the decades just prior to the Civil War, long rest cures were frequently prescribed by doctors, a fact that, coupled with the increased wealth and leisure of the upper and middle classes, led to the popularity of health resorts like Clarendon Springs. The waters contain carbonic and nitrogen gas, moriate of lime, and sulfate of soda, and were thought to cure a

variety of ailments, including rheumatism, cancer, gout, and digestive complaints, as well as induce fertility. Invalids were brought to Clarendon Springs for an entire summer season for treatments with mineral water, baths, and the clay mud surrounding the springs.

By the 1820's a small village had clustered around American House, located several hundred feet east of the springs. Capitalizing on the success of the earlier hotel, about 1835 Thomas McLauglin built a larger, brick building, which he called Clarendon House. His operation eventually expanded to include a tree-lined park and fountain, several smaller boarding houses, a store, livery, and large wood-frame addition to the original hotel.

McLauglin's business was greatly increased by the arrival in the early 1850's of the Rutland and Washington Railroad (now the Delaware and Hudson line) through West Rutland, about three miles north of Clarendon Springs. The rail lines improved access to the spa from large Eastern cities and brought a corresponding increase in the number of guests. The clientele of the Clarendon House at this period was drawn from the Southern states, primarily Virginia and the Carolinas. As a consequence, the business faltered during the Civil War and McLaughlin was forced to sell out at a loss in 1866.

The entire resort complex, including American House, a large farm, and rights to the four springs at the site was purchased by Byron Murray, a wealthy New Jersey speculator who was originally from Vermont. The property was managed by the Clarendon Springs Company, which Murray incorporated with his two sons, George and Robert. At its height the resort had some 15 buildings, including a spring water bottling plant, and could accommodate 200 guests.

After Murray's death in 1881, the operation was continued by his son George for ten more years and then leased to various managers, until it finally closed in 1898. Although the Murrays attempted to expand the focus of the spa, it ultimately fell victim to the increased popularity of larger, more fashionable resorts that offered a variety of activities beyond mineral water cures. The Clarendon Springs Company property was subsequently divided for private residential use; the main building, Clarendon House, continued to function as a restaurant until well into the present century.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Child, Hamilton, ed. Gazetteer and Business Directory of Rutland County, Vermont (1881-82), (Syracuse, 1881), p. 116.

Hemenway, Abby Maria, ed. The Vermont Historical Gazetteer, Vol. III (Claremont, N.H., 1877), pp. 569-70.

Continued on Continuation Sheet 9-1.

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 12

UTM REFERENCES

	ZONE	EASTING	NORTHING
A	18	659850	4823520
B	18	659920	4823900
C	18	659730	4823660
D	18	659735	4818410

VERBAL BOUNDARY DESCRIPTION

The property is bounded on the west by State Aid Highway No. 3; on the north by a fence running in an east-west direction across a small hill; on the east by the western bank of the Clarendon River; on the south by a small road, extending east to west and leading to the Clarendon Springs.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

Kathlyn Hatch, Historic Resource Surveyor

ORGANIZATION

Vermont Division for Historic Preservation

DATE

September, 1975

STREET & NUMBER

Pavilion Building

TELEPHONE

802-828-3226

CITY OR TOWN

Montpelier

STATE

Vermont

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL ___ STATE X LOCAL ___

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

FEDERAL REPRESENTATIVE SIGNATURE William B. Pinney

William B. Pinney

TITLE State Historic Preservation Officer

DATE January 9, 1976

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST:

DATE

KEEPER OF THE NATIONAL REGISTER

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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Hope, James (attributed). "Clarendon Springs," ca. 1853. A painting in the Webb Gallery Collection of the Shelburne Museum, Shelburne, VT.

Lee, William Storrs. The Green Mountains of Vermont (New York, 1955), pp. 182-83.

Pinney, Mrs. Rena, Clarendon Springs, Vermont. Interview, August 27, 1975.

Thompson, Zadock. History of Vermont (Burlington, 1842) pp. 7-8; 56.